

VETERANS PREFERENCE AUCTION

A Veterans Preference Auction is a restricted sale at which qualified veterans have first option to purchase certain parcels being offered (AS 38.05.067).

Non-veterans and veterans not wishing to participate in the Veterans Preference Auction may also bid on these parcels, however, a veteran bidder will be given preference, even if their bid amount is lower than the non-veteran bid amount.

Parcels that are offered under this preference must be five acres or less, classified as settlement land, and zoned for residential use only (11 AAC 67.050). If two or more individuals jointly submit a bid and intend to use their Veterans Preference, all bidders must be eligible veterans and provide the required proof. This Veterans Preference option may only be used once in an applicant's lifetime. This is a separate program than the Veterans Land Discount program that is described later in this brochure. **A Veterans Land Discount may NOT be used on a parcel purchased through the Veterans Preference Auction.**

The following parcel(s) will be offered in a Veterans Preference Auction for the Spring 2009 Alaska State Land Offering – Auction #460:

- **Beaver Creek Alaska Subdivision Parcels # 1048 and # 1049 * Note: These parcels are within the city of Kenai. Site improvement requirements (see next page) will require the purchaser to develop adjacent right of ways to meet city standards of accessibility in order to obtain a building permit.**

The bids for the Veterans Preference Auction will be opened before the regular Sealed-Bid Auction, beginning at 10:00 a.m., Wednesday, May 13, 2009, at the Anchorage DNR Public Information Office, located at 550 West 7th Avenue, Suite 1260, Anchorage, Alaska 99501-3576. Any of the eligible parcels not sold during the Veterans Preference Auction will then be auctioned along with the remaining parcels to qualified bidders during the regular Sealed-Bid Auction.

Parcels purchased at the Veterans Preference Auction are subject to the following restrictions (11 AAC 67.050):

- The veteran may not sell or otherwise transfer ownership of the land for five years, except to heirs upon the death of the purchaser, as security for a loan, or for other good cause as determined by the director of the Division of Mining, Land and Water.
- The veteran shall submit proof within two years that residential development has begun. Proof shall show that access has been developed, if necessary, and improvements have been made to the property. These improvements can be utility installations, a permanent foundation or the construction of waste disposal and sanitary facilities under a building permit issued by the appropriate municipal authority. The two year development requirement will begin on the effective date of the contract for sale or on the date of payoff if a contract has not been issued.

The director may not convey title to the parcel until the above requirements have been met.



Qualifications

In addition to the "Bidder/Applicant Qualifications" stated in this brochure, a person applying for the Veterans Preference Auction must submit proof, acceptable to the department, that he or she:

1. Has been a resident of the State of Alaska for a period of not less than one year immediately preceding the date of sale (see "Residency Requirement" section);
2. Has served on active duty in the Armed Forces of the United States for at least 90 days, unless tenure was shortened due to a service-connected disability or due to receiving an early separation after a tour of duty overseas (use Form DD 214); and
3. Has received an honorable discharge or general discharge under honorable conditions.

For the purposes of this program, the Armed Forces of the United States are limited to the United States Army, Navy, Marines, Air Force, and Coast Guard. Service in state National Guard units, the Alaska Territorial Guard, as well as Army, Navy, Marine, and Air Force Reserve service may also be included, provided the applicant can document the accumulation of 90 days of active duty service. A Form DD 214, Report of Separation from Active Duty, or the equivalent, showing the character of the discharge and length of active duty, must be submitted. Veterans are encouraged to request their Form DD 214 well in advance of the auction.

In order to verify eligibility, veterans wishing to participate in this program must submit the required proof with their Sealed-Bid Application. Any bid submitted for the Veterans Preference Auction without this proof enclosed will not be considered for a Veterans Preference, but will be considered in the regular Sealed-Bid Auction, if the parcel is still available at that time. If you submit your bid on-line, this proof must be mailed to the Anchorage Public Information Office, and be received by the application deadline.

Clearly Mark Your Bid

If a Veterans Preference Auction sealed-bid envelope is not clearly marked as such, DNR will not consider the bid part of the Veterans Preference Auction, and it will only be considered in the regular Sealed-Bid Auction.